



THE CITY OF MOBILE, ALABAMA
MOBILE CITY PLANNING COMMISSION

LETTER OF DECISION

April 19, 2024

Reginald Dailey
2208 Fairway Drive
Mobile, Alabama 36606

Re: 2208 Fairway Drive
Dailey-Pollard Subdivision
SUB-002891-2024
Reginald Dailey
District 5
Subdivision of 1 lot, 0.26± acres

Dear Applicant(s)/ Property Owner (s):

At its meeting on April 18, 2024, the Planning Commission considered the above referenced application.

After discussion, the Planning Commission Tentatively Approved the request, subject to the following conditions:

1. Dedication sufficient to provide 30 feet from the centerline of Fairway Drive;
2. Revision of the Final Plat to accurately label the rights-of-way of Jemison Street;
3. Dedication sufficient to provide a 25-foot corner radius at the intersection of Jemison Street and Fairway Drive, in compliance with Section 6.C.6. of the Subdivision Regulations;
4. Retention of the lot size in both square feet and acres, adjusted for dedication, or the furnishing of a table on the Final Plat providing the same information;
5. Revision of the Final Plat to illustrate a 5-foot front setback along Fairway Drive and Jemison Street on the Final Plat;
6. Placement of a note on the Final Plat stating that no structure may be constructed or placed within any easement without the permission of the easement holder;
7. Compliance with all Engineering comments noted in the staff report;
8. Placement of a note on the Final Plat stating all Traffic Engineering comments noted in the staff report;
9. Compliance with all Urban Forestry comments noted in the staff report; and,
10. Compliance with all Fire Department comments noted in the staff report.

SUB-002891-2024 Dailey-Pollard Subdivision
April 19, 2024

After you have obtained all the necessary approval signatures and the plat has been recorded in the Mobile County Probate Office, a digital copy of the recorded plat (both CAD compatible [DXF] and pdf) must be submitted to the Planning and Zoning Department office. This may be submitted on disk, flash drive, memory stick, or via e-mail to planning@cityofmobile.org. This procedure must be completed within one (1) year, or the Tentative Approval will expire.

If you have any questions regarding this action, please call this office at 251-208-5895.

Sincerely,

MOBILE CITY PLANNING COMMISSION

Ms. Jennifer Denson, Secretary

By: _____



Margaret Pappas

Deputy Director of Planning and Zoning